

**2a Wesley Street, Campbelltown, SA, 5074**



**House For Sale**

Wednesday, 20 November 2024

2a Wesley Street, Campbelltown, SA, 5074

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



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## High Quality Designer Home: H&L Package Near Linear Park

Stamp duty savings and the first home buyer grant are valuable cost-saving incentives, but sublime design and a dream location are what make this house and land package your first choice!

Nestled a moment's walk from the leafy Linear Park trail and Lochiel Park, it is beautifully positioned in a quiet location near scenic local reserves and playgrounds with exciting urban amenities also close by. This perfect package also facilitates optional upgrades – a cost-effective approach to realising your dream and avoiding costly retro-fitting to a ready-built property.

The finished four-bedroom home will deliver chic designer style spanning two levels. Primary bedrooms with walk-in robes and ensuites will feature both upstairs and down, while the third and fourth bedrooms on the upper level will include built-in robes.

The upstairs sitting room will be a leisurely escape and chill-out zone for any family member, and of course the open plan living space spills to a fancy alfresco for impressive outdoor entertaining.

The kitchen will be a red-hot sizzler... complete with an island bench, functional butler's pantry enabling gourmet at-home cooking for friends and family in a home you can't wait to call your own.

- Torrens title house and land package on 302sqm
- Perfect for 1st home buyers, families, investors
- Stamp duty savings and first homeowners grant available
- Zoned East Marden Primary School and Charles Campbell College
- Master Bedrooms on both levels, each with walk-in robes and ensuites
- Two living areas, four bedrooms, 3.5 bathrooms
- Double garage with internal home entry
- Premium kitchen appliances from Westinghouse, including fridge
- Butler's pantry housing double sink, dishwasher & built in microwave
- High quality polished concrete flooring downstairs
- Carpeted upstairs bedrooms and sitting room
- LED downlights throughout
- Provisions for kitchen pendant light & ceiling fans in all bedrooms & living areas
- Daikin ducted reverse cycle air conditioning
- Energy-saving double glazed windows where appropriate
- 3-Phase power maximising SAPN's Flexible Exports option (1.5–10kW per phase)
- Near the Paradise Interchange for easy commuting
- Close to IGA, Target, Newton Village, the ARC Campbelltown
- Optional upgrades of solar panels & batteries, alfresco kitchen, open tread stairs

RLA 285309